

SHELBY COUNTY  
STATE OF ALABAMA

Send tax notice to:  
Trophy Development, L.L.C.  
1205 Ashville Road, Suite 200  
Montevallo, Alabama 35115

SPECIAL (STATUTORY) WARRANTY DEED  
R.E. No. SA 105 IP-01 (RS 6040 Part)

*Consideration*  
*\$10,000.00*

THIS INDENTURE, made this \_\_\_ day of March, 2007, between TROPHY DEVELOPMENT, L.L.C., an Alabama limited liability company, having an address at 1205 Ashville Road, Suite 200, Montevallo, Alabama 35115 (Grantor), and CREX-TROPHY LLC, an Alabama limited liability company, having an address at 1901 Avenue of the Stars, Suite 400, Los Angeles, California 90067 (Grantee).

WITNESSETH, that the Grantor, for the sum of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration, to it paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee the following land and the standing timber thereon (Premises), situated in the County of Shelby, and State of Alabama, being more particularly described as follows; to wit:

(SEE EXHIBIT "A" ATTACHED HERETO AND  
BY THIS REFERENCE MADE A PART HEREOF)

IN WITNESS WHEREOF, the Grantor has executed the foregoing deed as of the day and year first-above written.

TROPHY DEVELOPMENT, L.L.C.,  
an Alabama limited liability company

By:   
Jason Spinks  
Its: Member

ATTEST:

STATE OF ALABAMA

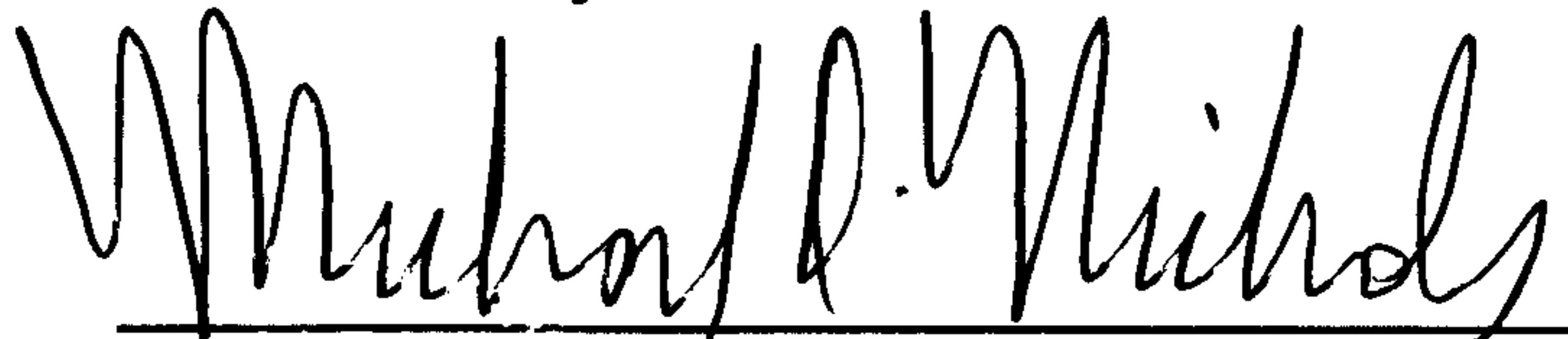
COUNTY OF

Shelby

)  
) ss  
)

On March 14<sup>th</sup>, 2007, before me Michael D. Nichols,  
Notary Public, personally appeared Jason Spinks, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

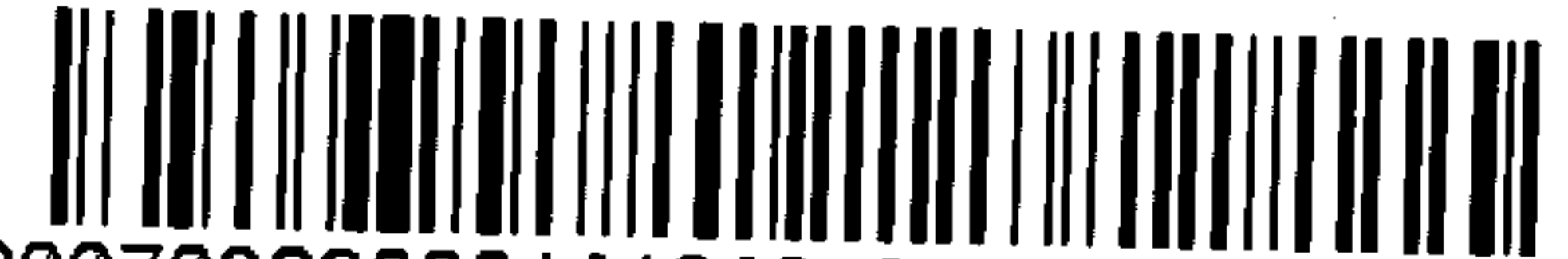
  
Notary Public

My Commission Expires  
November 14th, 2009

Prepared by:

Warren J. Kessler  
Kessler & Kessler, A Law Corporation  
1901 Avenue of the Stars, Suite 400  
Los Angeles, California 90067





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Shelby Cnty Judge of Probate, AL  
03/29/2007 09:01:55AM FILED/CERT

## EXHIBIT A

Township 21 South, Range 3 West, Shelby County, Alabama

Section 21: The Northwest Quarter of the Northwest Quarter (NW1/4 of NW1/4) lying West of Montevallo-Bessemer Road, LESS AND EXCEPT a lot belonging to Church which is described as follows: Begin at the intersection of the North line of said Section 21 with the West boundary of right of way of the Montevallo-Bessemer public road and run West along North line of Section 300 feet; thence South 100 feet; thence East 320 feet to West boundary of said road; thence North along West boundary of said road 100 feet to the point of beginning of lot excepted. ALSO, LESS AND EXCEPT the following property described as follows: Beginning at the Southeast corner of a certain lot or tract of land located in NW1/4 of NW1/4 of Section 21, Township 21 South, Range 3 West, which corner is located by an iron stake 12 feet West of the center of the Montevallo-Bessemer public road and 404.5 feet Northwest of the Southeast corner of said NW1/4 of NW1/4, at an angle of 37 degrees 30 minutes West of the East line of said NW1/4 of NW1/4; thence South 73 degrees 10 minutes West 255.6 feet; thence North 16 degrees 50 minutes West 170.4 feet; thence North 73 degrees 10 minutes East 255.6 feet; thence South 16 degrees 50 minutes East 170.4 feet to the point of beginning of lot herein described. ALSO, LESS AND EXCEPT the following property described as follows: Commence at Northeast corner of NW1/4 of NW1/4 of Section 21 and run West along Section line a distance of 210.78 feet; thence 88 degrees 59 minutes left a distance of 100.0 feet; thence 0 degrees 04 minutes right a distance of 578.80 feet to point of beginning on the West side of the right of way of the Montevallo-Bessemer Highway; thence continue along said right of way a distance of 160.60 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet; thence 98 degrees 22 minutes right a distance of 160.60 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet to the point of beginning of lot herein excepted. ALSO, LESS AND EXCEPT the following property described as follows: Commence at the Northeast corner of the NW1/4 of NW1/4 of said Section 21 and run West along Section line a distance of 210.78 feet; thence 88 degrees 59 minutes left a distance of 100 feet to the point of beginning, being the Southeast corner of Church lot; thence 0 degrees 04 minutes right along West right of way of Montevallo-Bessemer Highway a distance of 578.80 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet; thence 98 degrees 22 minutes right a distance of 160.60 feet; thence 81 degrees 38 minutes right a distance of 271.85 feet to the point of beginning of the lot herein excepted.

The Southwest Quarter of the Northwest Quarter (SW1/4 of NW1/4) lying West of Montevallo-Bessemer public road and West of lots 39, 40 and 41 according to G.F. Peter's Map of the Town of Maylene, drawn November 13, 1946, as surveyed by I.S. Gillespie, in Shelby County, Alabama; there is EXCEPTED herefrom 5 acres heretofore sold to the State of Alabama for school purposes and which 5 acres is described therein as follows: Beginning at the Northeast corner of SW1/4 of NW1/4, of said Section 21; thence South 57 degrees 30 minutes West 178.2 feet to an iron stake for starting point; thence South 11 degrees 10 minutes East 525 feet parallel to Montevallo and Helena Public road to an iron stake; thence South 78 degrees 50 minutes West 420 feet to an iron stake; thence North 11 degrees 10 minutes West 525 feet to an iron stake; thence North 78 degrees 50 minutes East 420 feet to point of beginning of said 5 acre parcel excepted.

The Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) LESS AND EXCEPT a small portion of the Zeiderhook lot, Means lot and Nabors lot, all off the Northeast corner of said forty, which said lots are more particularly described in deeds Recorded in Deed Book 25, Page 270, Deed Book 62, Page 339 and Deed Book 62, Page 436 in said Probate Office.

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Shelby Cnty Judge of Probate, AL  
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ALSO, LESS AND EXCEPT a tract of land located in the W1/2 of the NW1/4 of Section 21 described as follows: Commence at the Southeast corner of the NW1/4 of the NW1/4 of Section 21; thence run South 75 degrees 25 minutes 17 seconds West a distance of 170.3 feet to an iron pin on the Westerly right of way of Shelby County Highway No. 17 and the point of beginning; thence South 61 degrees 41 minutes 27 minutes West a distance of 449.8 feet to an iron pin; thence North 12 degrees 00 minutes 00 seconds East a distance of 239.1 feet to an iron pin; thence North 47 degrees 16 minutes 51 seconds East a distance of 385.3 feet to an iron pin on the Westerly right of way of Shelby County Highway No. 17; thence run Southeasterly along said right of way a distance of 289.0 feet to the point of beginning.

All that part of the Northeast Quarter of the Southwest Quarter (NE1/4 of SW1/4) lying West of Montevallo-Bessemer road; EXCEPT the Zeiderhook lot, Means' lot and Nabors lot, all off the North end of said forty, which lots are more particularly described in deeds recorded in Deed Book 25, Page 270, Deed Book 62, Page 339 and Deed Book 62, Page 436 in said Probate Office. ALSO EXCEPT the following described tract of land: (i.) a tract of land located in the NE1/4 of the SW1/4 of Section 21, described as follows: Commence at the Southwest corner of the NE1/4 of SW1/4 of Section 21; thence run Northerly along the West line of said 1/4-1/4 Section 604.39 feet to the point of beginning of the land herein excepted; thence continue Northerly 100.00 feet to a point; thence turn right, an angle of 91 degrees 19 minutes 30 seconds and run Easterly 172.97 feet to a point on the Westerly right of way line of Shelby County Highway No. 17; thence run Southwesterly along said right of way 102.00 feet to a point; thence run Westerly and parallel to the North line of land 160.0 feet back to the point of beginning of excepted parcel.